

2. If the infant subsequently became entitled to freehold or leasehold land it remained and remains in the hands of the executors of any will or the trustees of any settlement under which it was derived. Trustees acting for infants have special powers of management conferred on them by sect. 102 of the Settled Land Act, 1925, including powers to grant leases and accept surrenders of leases. This subject is further dealt with in subsequent chapters and the solicitor's clerk, it is suggested, should consider the matter very carefully where the beneficial interest in any property proposed to be leased belongs to an infant.

Lunatics

Where a proposed lessor is a person of unsound mind, he is obviously unfitted to grant a lease. If it is proposed to grant a lease from, or on behalf of, some lunatic, the proposed lessee should be advised that the only person legally qualified to grant such a lease is a receiver (or committee) duly appointed under the Act 53 Viet., c. 5¹ and Amending Acts. This receiver, who may be the husband, wife, brother, or other near relative of the "patient," has to apply to the Master in Lunacy for an order appointing him receiver and produce medical evidence of the mental disability of the

patient, and
J evidence of the patient's "kindred
and fortune."

¹ An order is then made appointing a
receiver, who
acts under the directions of the Master
in Lunacy.
If it is then proposed to grant a lease
of *any* of
the patient's property, application has
to be made
to the Master for power to do so and
evidence
filed to show that the proposal is in the
patient's

¹ Lunacy Act, 1890